

Tim Tozer LDW <timothy tozer@gsa gov>

Fwd Qualified Tran feree Information and Qualified Operator Information

Kevin Terry WPXWA kevin terry@gsa gov
To: "Tim Tozer (LDW)" < imothy.tozer@gsa.gov> It arrived ΚT Forwarded message --From Ray Flores (6) (6)

Date: Wed, Nov 24, 2021 at 2 53 PM

ubject Qualified Transferee Information and Qualified Operator Informa ion To: Kevin Terry <kevin.terry@gsa gov> Cc Eric Trump (b) , Hulse, Brian , Brett Banks brett banks@gsa gov , Adam Rosen Kevin, As discussed, in connection with the proposed assignment of Tenant's interests in he Ground Lease to a subsidiary of CGI Merchant Group, LLC and he rebranding of he Hotel as a Waldor

enclosed please find (x) the Qualified Transferee Information and (y) the Qualified Operator Information

We are overnigh ing hard copies to you and your regional counsel today hould you have any questions, please do not hesitate to reach out to me

Thank you, Ray

Raymond Flores

Vice President, Acquisitions & Development 725 Fifth Avenue | New York, NY | 10022 | f. 212.836.3202 | c (b)

trump.com

Kevin M. Terry Senior Realty Contracting Officer **US General Services Administration** Office of Portfolio Management & Real Estate 1800 F Street, NW, Suite No. 4152 Washington, DC 20405 Desk: 202-708-4600

Cell (b) (6)

4 attachments

Trump Old Post Office GSA Package Letter (00076052xE65DA) PDF 115K

FUND H Organizational Charts GSA pdf

FUND H Financial Package GSA pdf 381K

FUND H GSA Presentation pdf

Trump Old Post Office LLC

725 Fifth Avenue New York, New York 10022

Adam L. Rosen
Assistant General Counsel
Tel.: (6) (6)

Email: (b) (6)

November 24, 2021

VIA FEDERAL EXPRESS

United States General Services Administration
Office of Portfolio Management and Real Estate - Suite 7600
7th & D Streets, S.W.
Room 7660
Washington, D.C. 20407
Attn: Kevin Terry

United States General Services Administration Office of Regional Counsel, Suite 7048 7th & D Streets, S.W. Washington, D.D. 20407 Attn: Regional Counsel

Re: Ground Lease, dated as of August 5, 2013 (as amended, the "Ground Lease")¹, by and between the United States of America, acting by and through the Administrator of General Services and Trump Old Post Office LLC

Ladies and Gentlemen.

As discussed, in connection with the proposed assignment of Tenant's interests in the Ground Lease to a subsidiary of CGI Merchant Group, LLC and the rebranding of the Hotel as a Waldorf Astoria, pursuant to the terms of Article XV of the Ground Lease, enclosed please find (x) the Qualified Transferee Information and (y) the Qualified Operator Information. Thank you.

TRUMP OLD POST OFFICE LLC

By:

b) (6)

Name: Adam L. Rosen

Title: Authorized Representative

¹ Capitalized terms used but not defined herein shall have the respective meanings ascribed thereto in the Ground Lease.

CGI MERCHANT GROUP ORGANIZATIONAL CHARTS

Attn: U.S. General Services Administration

November 23, 2021

CGI Hospitality Opportunity Fund I, LP and Affiliate COMBINED BALANCE SHEET September 30, 2021



INDEPENDENT ACCOUNTANT'S COMPILATION REPORT

To the Partners of CGI Hospitality Opportunity Fund I, LP and CGI Fund I, LP Miami. Florida

Management is responsible for the accompanying combined balance sheet of CGI Hospitality Opportunity Fund I, LP and CGI Fund I, LP (collectively the "Funds") as of September 30, 2021, in accordance with accounting principles generally accepted in the United States of America. We have performed a compilation engagement in accordance with Statements on Standards for Accounting and Review Services promulgated by the Accounting and Review Services Committee of the ACIPA. We did not audit or review the combined balance sheet nor were we required to perform any procedures to verify the accuracy or completeness of the information provided by management. We do not express an opinion, a conclusion, nor provide assurance on the accompanying combined balance sheet.

Management has elected to omit substantially all of the disclosures required by accounting principles generally accepted in the United States of America. If the omitted disclosures were included with the accompanying combined balance sheet, they might influence the user's conclusions about the Funds' financial position. Accordingly, the accompanying combined balance sheet is not designed for those who are not informed about such matters.

De La Hoz, Perez & Barbeito, PLLC November 23, 2021

CGI HOSPITALITY OPPORTUNITY FUND I, LP and CGI FUND I, LP COMBINED BALANCE SHEET AS OF SEPTEMBER 30, 2021

(EXPRESSED IN USD)

Period Ended

September 30, 2021 **ASSETS AND LIABILITIES** Assets **Investments at Cost Unrealised Gain on Investments Investments at Fair Value** Cash and Cash Equivalents Investments in Advance and Due from Affiliates Other Assets Liabilities **Notes Payable Accounts Payable and Accrued Expenses Total Net Assets PARTNERS' CAPITAL** Partners' Capital **General Partner Limited Partners Total Partners' Capital**



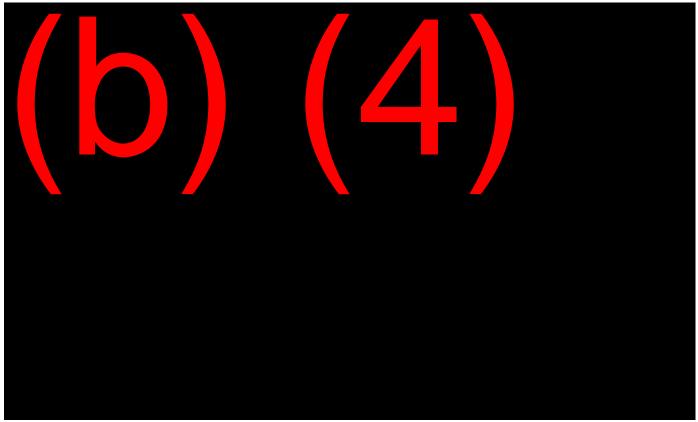
November 24, 2021

TO: U.S. General Services Administration

FROM: CGI Hospitality Opportunity Fund I, LP (the "Fund")

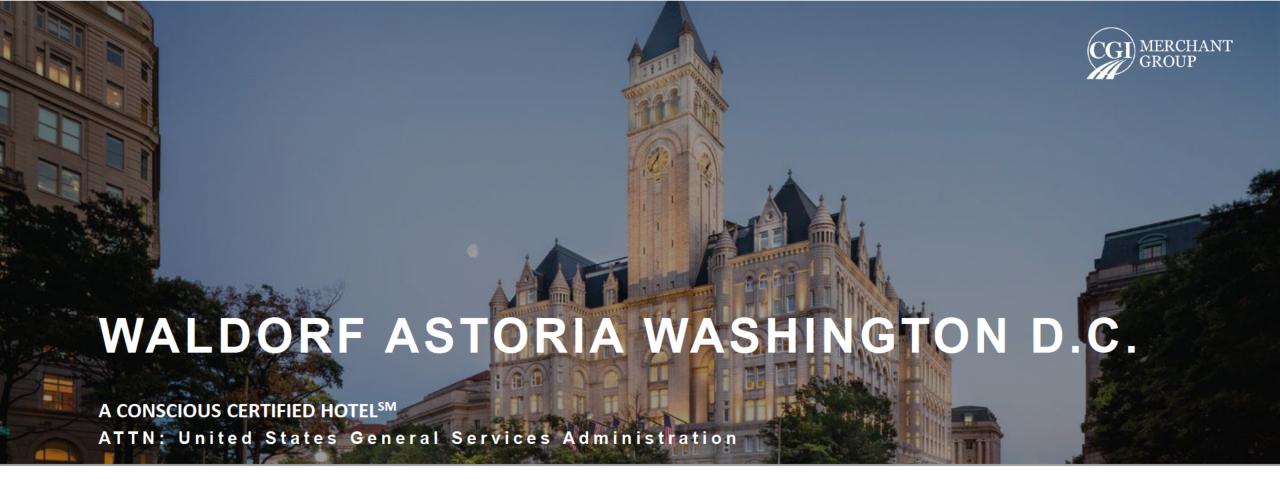
COPIES: Trump Organization

RE: Contingent Uncalled Capital Commitments for the CGI Hospitality Opportunity Fund I, LP





Raoul Thomas CEO, CGI Merchant Group



November 2021

